

**Grantee: North Miami, FL**

**Grant: B-08-MN-12-0019**

---

**October 1, 2013 thru December 31, 2013 Performance Report**

---

---



**Grant Number:**  
B-08-MN-12-0019

**Obligation Date:**

**Award Date:**

**Grantee Name:**  
North Miami, FL

**Contract End Date:**  
03/25/2013

**Review by HUD:**  
Reviewed and Approved

**Grant Award Amount:**  
\$2,847,089.00

**Grant Status:**  
Active

**QPR Contact:**  
Marie Frantz Jean-Pharnus

**LOCCS Authorized Amount:**  
\$2,847,089.00

**Estimated PI/RL Funds:**  
\$1,010,645.35

**Total Budget:**  
\$3,857,734.35

## Disasters:

**Declaration Number**  
No Disasters Found

## Narratives

### Areas of Greatest Need:

The City of North Miami has suffered a tremendous number of foreclosures and as of October 2008, there were approximately one thousand (1000) properties either foreclosed or in foreclosure status as recorded in Miami-Dade County Public Records. All neighborhoods have been affected by the foreclosure problem and pursuant to the Neighborhood Stabilization Program (NSP) requirements, the City will use its funding allocation of \$2,847,089 from the U.S. Department of Housing and Urban Development (HUD) to benefit those neighborhoods affected the most by foreclosures.

### Distribution and and Uses of Funds:

The City of North Miami requests your approval to increase the budget of Activity 202- LH-25 by the receipted program income of \$127,431.48 in order to stabilize the most affected neighborhoods. The City will utilize NSP funds, in those areas with 1) the highest percentages of foreclosures 2) the highest percentage of homes financed by subprime mortgage related loans, and 3) likely to face a significant rise in the rate of foreclosures. The neighborhoods with the greatest needs are identified by census tracts 208, 209, 210, 304, 305 and 406, these neighborhoods have the largest concentration of low income households. Targeting these neighborhoods will help stabilize the area and revitalize the community as a whole.

### Definitions and Descriptions:

### Low Income Targeting:

### Acquisition and Relocation:

### Public Comment:

Overall	This Report Period	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$3,857,734.35
<b>Total Budget</b>	\$0.00	\$3,857,734.35
<b>Total Obligated</b>	\$0.00	\$3,857,734.35



<b>Total Funds Drawdown</b>	\$0.00	\$3,717,172.97
<b>Program Funds Drawdown</b>	\$0.00	\$2,730,675.62
<b>Program Income Drawdown</b>	\$0.00	\$986,497.35
<b>Program Income Received</b>	\$0.00	\$1,010,645.35
<b>Total Funds Expended</b>	\$0.00	\$3,594,506.80
<b>Match Contributed</b>	\$0.00	\$0.00

### Progress Toward Required Numeric Targets

Requirement	Required	To Date
Overall Benefit Percentage (Projected)		0.00%
Overall Benefit Percentage (Actual)		0.00%
Minimum Non-Federal Match	\$0.00	\$0.00
Limit on Public Services	\$427,063.35	\$0.00
Limit on Admin/Planning	\$284,708.90	\$276,148.05
Limit on State Admin	\$0.00	\$276,148.05

### Progress Toward Activity Type Targets

### Progress Toward National Objective Targets

National Objective	Target	Actual
NSP Only - LH - 25% Set-Aside	\$711,772.25	\$1,189,152.46

### Overall Progress Narrative:

The City has recently experienced a major staff turnover however we are dilligently working to reconcile NSP1 accounts as soon as we can.

### Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
200, Acq & Rehab Foreclosed prop.	\$0.00	\$3,487,119.48	\$2,555,474.99
300, NSP Administration	\$0.00	\$370,614.87	\$175,200.63



# Activities

**Project # / Title:** 200 / Acq & Rehab Foreclosed prop.

**Grantee Activity Number:** 202

**Activity Title:** Acq. & Rehab. of Single Family Rental Units-LH 25

**Activity Category:**

Rehabilitation/reconstruction of residential structures

**Activity Status:**

Under Way

**Project Number:**

200

**Project Title:**

Acq & Rehab Foreclosed prop.

**Projected Start Date:**

03/16/2009

**Projected End Date:**

12/31/2012

**Benefit Type:**

Direct ( Household )

**Completed Activity Actual End Date:**

**National Objective:**

NSP Only - LH - 25% Set-Aside

**Responsible Organization:**

City of North Miami

Overall	Oct 1 thru Dec 31, 2013	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$1,189,152.46
<b>Total Budget</b>	\$0.00	\$1,189,152.46
<b>Total Obligated</b>	\$0.00	\$1,189,152.46
<b>Total Funds Drawdown</b>	\$0.00	\$1,143,057.90
<b>Program Funds Drawdown</b>	\$0.00	\$635,363.06
<b>Program Income Drawdown</b>	\$0.00	\$507,694.84
<b>Program Income Received</b>	\$0.00	\$24,148.00
<b>Total Funds Expended</b>	\$0.00	\$858,512.12
City of North Miami	\$0.00	\$858,512.12
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Acquisition of single family homes for rehabilitation and rental to eligible households at or below 50 percent of median family income.

**Location Description:**

Location Description: The City will target location with the highest concentration of individuals and or families whose income does not meet 50% of the area median income. See below: Census Tract Block Group Census Tract Block Group Census Tract Block Group 208 1 208 2 208 3 208 4 305 2 305 3 306 1 210 2 306 2 210 3 210 4

**Activity Progress Narrative:**

The City has entered into a lease agreement on December 27, 2013 with 3 tenants to occupy the rental units as of January 1, 2014. All applicants do not exceed 50% area median income. The term of the lease will be 1 year.



## Accomplishments Performance Measures

	This Report Period		Cumulative Actual Total / Expected	
	Total		Total	
# of Properties	0		5/5	

	This Report Period		Cumulative Actual Total / Expected	
	Total		Total	
# of Housing Units	0		0/9	
# of Singlefamily Units	0		0/1	

## Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Households	0	0	0	5/9	0/0	5/9	100.00
# of Persons	0	0	0	0/0	0/0	0/0	0
# Renter Households	0	0	0	5/9	0/0	5/9	100.00

## Activity Locations

No Activity Locations found.

## Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	



**Grantee Activity Number:** 203  
**Activity Title:** Single family acquisition, rehab and resale

**Activity Category:**

Rehabilitation/reconstruction of residential structures

**Activity Status:**

Under Way

**Project Number:**

200

**Project Title:**

Acq &Rehab Foreclosed prop.

**Projected Start Date:**

03/16/2009

**Projected End Date:**

12/31/2012

**Benefit Type:**

Direct ( HouseHold )

**Completed Activity Actual End Date:**

**National Objective:**

NSP Only - LMMI

**Responsible Organization:**

City of North Miami

Overall	Oct 1 thru Dec 31, 2013	To Date
<b>Total Projected Budget from All Sources</b>	N/A	\$2,297,967.02
<b>Total Budget</b>	\$0.00	\$2,297,967.02
<b>Total Obligated</b>	\$0.00	\$2,297,967.02
<b>Total Funds Drawdown</b>	\$0.00	\$2,297,967.02
<b>Program Funds Drawdown</b>	\$0.00	\$1,920,111.93
<b>Program Income Drawdown</b>	\$0.00	\$377,855.09
<b>Program Income Received</b>	\$0.00	\$986,497.35
<b>Total Funds Expended</b>	\$0.00	\$2,459,846.63
City of North Miami	\$0.00	\$2,459,846.63
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Acquire foreclosed and abandoned single family homes for rehabilitation and resale to eligible homebuyers.

**Location Description:**

These funds will target areas with the highest foreclosure abandonment risk scores stated below: Census Tract Block Group  
 Census Tract Block Group Census Tract Block Group 304 2 401 3 304 3 405 1 304 4 405 2 304 5 405 3 304 6 405 4 304 7 406  
 1 304 8 406 2 305 2 406 6 305 3 406 7 306 1 210 2 306 2 210 3 210 4

**Activity Progress Narrative:**

IN conjunction with NSP 1 funds, The city utilized NSP2 fund for rehabilitation of 2 single family homes and sold them to a 30% income median and 120 %.

**Accomplishments Performance Measures**

	This Report Period	Cumulative Actual Total / Expected
	Total	Total
<b># of Properties</b>	0	22/14



<b>Total Projected Budget from All Sources</b>	N/A	\$370,614.87
<b>Total Budget</b>	\$0.00	\$370,614.87
<b>Total Obligated</b>	\$0.00	\$370,614.87
<b>Total Funds Drawdown</b>	\$0.00	\$276,148.05
<b>Program Funds Drawdown</b>	\$0.00	\$175,200.63
<b>Program Income Drawdown</b>	\$0.00	\$100,947.42
<b>Program Income Received</b>	\$0.00	\$0.00
<b>Total Funds Expended</b>	\$0.00	\$276,148.05
City of North Miami	\$0.00	\$276,148.05
<b>Match Contributed</b>	\$0.00	\$0.00

**Activity Description:**

Administrative expenses to cover the cost of personnel, citizen participation activities and other related program expenses.

**Location Description:**

776 NE 125 Street, North Miami, Fl 33161

**Activity Progress Narrative:**

The City is currently working to reconcile expenditures. Administrative funds are used to carry program oversight and administration.

**Accomplishments Performance Measures**

**No Accomplishments Performance Measures found.**

**Beneficiaries Performance Measures**

**No Beneficiaries Performance Measures found.**

**Activity Locations**

**No Activity Locations found.**

**Other Funding Sources Budgeted - Detail**

**No Other Match Funding Sources Found**

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

